

**Seascape Village Owners Association
General Session Meeting
March 15, 2023
Association Clubhouse**

Board Members Present: Paul Delaney, President; Rick Riccobono, Vice President; Carolyn Novotny, Treasurer; Katerina Saveleva, Director **Absent:** Missy Deacon, Secretary

Also Present:

Sheryl Sharp; Curtis Management Company, Cierra Flanders; Recording Secretary

Called to Order

The meeting was called to order at 6:00 p.m. on March 15, 2023.

Executive Summary

President Delaney reported the Board discussed legal matters, delinquencies, and member discipline at the prior Executive Session Meeting.

Homeowners Forum

Five (5) homeowners were in attendance.

Consent Calendar

The Board *MSUA (Novotny, Riccobono) the Consent Calendar as presented. 1) Board Meeting minutes from February 15, 2023. 2) February 2023 Financial Statement subject to audit. 3) February Bank Statements & Reconciliations 4) Civil Code §5380(b)(6) Board Resolution for transfers. 4) Record a lien on SV-00049-4.

Committee Reports

Architectural Committee

The committee coordinator stated that there were three (3) architectural applications approved and two (2) escrow inspections completed.

Landscape Committee

The committee coordinator stated that they are still working with Soto Company on landscaping around the clubhouse area, the Pear tree spraying has been completed, and the first spraying for the Coral trees has been completed.

Maintenance

Nothing at this time.

Pool

Nothing at this time.

Traffic

Nothing at this time.

Social Committee

Nothing at this time.

Unfinished Business:

Year-end Tax Return and Review – The Board *MSUA (Delaney, Novotny) the tax returns and year-end review prepared by Gerry Beck, CPA.

LaFave Proposal

Drainage Repair – The Board *MSUA (Delaney, Riccobono) proposal from James LaFave to correct the drainage issue at 3226 Paseo Gallita in the amount of \$1,400.00.

New Business:

- 1) *Soto Landscape* – The Board *MSUA (Novotny, Saveleva) estimate #5228 for fallen tree removal on the slope behind 3359 Paseo Halcon in the amount of \$750.00.
- 2) *Soto Landscape* – The Board *MSUA (Riccobono, Saveleva) estimate #5233 to remove a dead area of plants at 3276 Paseo Gallita in the amount of \$575.00 with the condition that a Board member and a Landscape Committee member speak with the homeowner for additional input.
- 3) *Soto Landscape* – The Board *MSUA (Riccobono, Saveleva) estimate #5236 to replant at 3276 Paseo Gallita in the amount of \$1,100.00 with the condition that a Board member and a Landscape Committee member speak with the homeowner for additional input.

Correspondence:

The Board reviewed the work order log, annual calendar, action items and correspondence from homeowners received throughout the month.

Adjournment:

The Board meeting was adjourned at 6:44 pm.

Next Meeting:

The next meeting is scheduled for April 19, 2023, at the clubhouse at 6:00 p.m.

BOARD CERTIFICATION AND APPROVAL OF MINUTES

This is to certify that Seascapes Village Homeowners Association is a California Nonprofit Mutual Benefit Corporation; that the Board is duly constituted; has made all decisions based on reasonable investigation in good faith and with regard to the best interests of the community and its members; has exercised discretion within the scope of its authority under relevant statutes, covenants and restrictions in discharging its obligations; and hereby approve the authenticity of actions reported of this meeting.

Board Signature